

094.0

Map

0004

Block

0018.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 743,300 /

USE VALUE: 743,300 /

ASSESSed: 743,300 /

Total Card /

Total Parcel

743,300

743,300

743,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City	
77		EDMUND RD, ARLINGTON	

OWNERSHIP

Unit #:

Owner 1: LEGER NORMAN P & NORRINE C/TRS

Owner 2: LEGER FAMILY REVOCABLE TRUST

Owner 3:

Street 1: 77 EDMUND RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry:

Own Occ: Y

Postal: 02474

Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7107.000	300,100		443,200	743,300
Total Card	0.163	300,100		443,200	743,300
Total Parcel	0.163	300,100		443,200	743,300
Source: Market Adj Cost		Total Value per SQ unit /Card:		487.09	/Parcel: 487.0

Legal Description

User Acct

61783

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Parcel ID

094.0-0004-0018.0

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	300,100	0	7,107.	443,200	743,300	743,300	Year End Roll	12/18/2019
2019	101	FV	231,100	0	7,107.	449,600	680,700	680,700	Year End Roll	1/3/2019
2018	101	FV	231,100	0	7,107.	335,600	566,700	566,700	Year End Roll	12/20/2017
2017	101	FV	231,100	0	7,107.	303,900	535,000	535,000	Year End Roll	1/3/2017
2016	101	FV	231,100	0	7,107.	291,300	522,400	522,400	Year End	1/4/2016
2015	101	FV	226,400	0	7,107.	247,000	473,400	473,400	Year End Roll	12/11/2014
2014	101	FV	226,400	0	7,107.	234,300	460,700	460,700	Year End Roll	12/16/2013
2013	101	FV	226,400	0	7,107.	222,900	449,300	449,300		12/13/2012

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LEGER NORMAN P-	1498-107		10/24/2016	Convenience	1	No	No		
	1016-61		7/1/1986		220,000	No	No	Y	

NARRATIVE DESCRIPTION

This parcel contains 7,107 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1968, having primarily Aluminum Exterior and 1526 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bd rms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7107		Sq. Ft.	Site		0	70.	0.89	5									443,249						443,200	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/28/2016	1462	Re-Roof	21,200	C				Vinyl siding and r

ACTIVITY INFORMATION

Date	Result	By	Name
8/13/2018	Measured	BS	Barbara S
8/13/2018	Info At Door	BS	Barbara S
3/25/2009	Measured	197	PATRIOT
2/3/2000	Mailer Sent		
2/3/2000	Measured	197	PATRIOT
9/1/1990		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

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Total AC/HA: 0.16315

Total SF/SM: 7107

Parcel LUC: 101

One Family

Prime NB Desc: ARLINGTON

Total: 443,249

Spl Credit

Total: 443,200

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

***AssessPro* Patriot Properties, Inc**